



## CATALYTIC PROJECTS

- 1 Dobbs Mixed-Use**  
High-density office / residential with ground floor retail on largely vacant site with new pedestrian-oriented street
- 2 Historic Atlanta Life**  
Historic preservation / reconstruction on tight site with mixed-use commercial and cultural program
- 3 Georgia State / Fruit Stand Site**  
Historic preservation integrated into new destination retail and hotel / conference center with residential component
- 4 Bethel Tower / Beaudry South**  
Renovation of existing multifamily with new infill at Auburn; high-density multifamily on parking lot site
- 5 Butler CME / Butler YMCA**  
Major parking facility with residential mixed-use component; historic preservation with repositioning of the Butler YMCA
- 6 Herndon Building**  
Historic preservation / adaptive reuse of existing buildings in advanced decay; mixed-use commercial program

- 7 Cultural Arts Center / Dobbs Plaza**  
New museum / performing arts facility with preservation of civil rights landmarks; enhancement of I-75/85 viaduct area
- 8 Hilliard East Frontage**  
Parking facility for Wheat Street Baptist with commercial infill on Auburn and residential mixed-use on Edgewood
- 9 Edgewood North / Auburn Gateway**  
Residential mixed-use as gateway to Auburn Avenue and foreground for Ebenezer Baptist; preservation on Edgewood
- 10 Wheat Street Gardens**  
Large new mixed-income residential redevelopment with shared community open spaces
- 11 Atlanta Overlook / Houston Square**  
High-density residential redevelopment with adaptive reuse at Freedom Walk plaza; extension of Freedom Park trail
- 12 NPS North Parking**  
Major NPS parking facility with residential mixed-use component, some destination retail / community services
- 13 Edgewood Gateway**  
Historic preservation with new commercial infill and single-family attached on shallow block along Edgewood

Central Business District

## OTHER PROJECTS

- 14 Auburn-Edgewood Preservation / Infill**  
Historic preservation / adaptive reuse of existing buildings along the model of National Trust Main Street program; historically-appropriate infill on vacant lots / surface parking; low-density mixed-use programs
- 15 Peachtree Commercial**  
High-density residential and commercial mixed-use area reflective of ideas contained in Imagine Downtown development plan

- 16 Grady Homes**  
HOPE VI - type mixed-use redevelopment of public housing site; major new community open spaces and facilities; preservation of architecturally noteworthy building(s)
- 17 Butler Park Residential**  
Renovation of existing single-family homes with new housing appropriate to context; redevelopment of outdated apartment complexes to low- to medium-density residential
- 18 Georgia Railroad Corridor**  
Medium-density residential and commercial mixed-use area with preservation of historic industrial structures; development character to reflect traditional rail-based loft vernacular

South CBD

- Ongoing Projects / Plans
- A** Sweet Auburn Village
- B** GSU Piedmont-Ellis Housing
- C** Auburn Glenn
- D** Tribute Lofts
- Redevelopment Plan Boundary